

Checklist for Residential construction

Residential is defined as detached single family, duplex, and townhomes (three stories or less). Townhomes are defined as : a single family dwelling unit constructed in a group of three or more attached units separated by property lines in which each unit extends from foundation to roof and with a yard or public way on not less than two sides.

This checklist is for contractors and homeowners* to help guide through the process of required inspections.

*to qualify for homeowners exemption, must be your primary residence that you live in and not for sell, rent, barter, or trade.

All projects are unique and some inspections may not be required if not in the scope of work.

___ **Footing Inspection.** Footing inspections shall be made after the trenches are excavated, all grade stakes are installed, all reinforcing steel and supports are in place and tied, and all necessary forms are in place and braces before any concrete is placed.

___ **Under-Slab Inspection.** Under-slab inspections shall be made after all materials and equipment to be concealed by the concrete slab are completed. Any electrical, mechanical, or plumbing inspections must be approved before a building under-slab inspection can be requested.

___ **Foundation Inspection.** Foundation and crawl space inspections shall be made after all foundation supports are installed.

___ **Rough-In Inspection.** Rough-in inspections shall be made when all building framing and parts of electrical, plumbing, fire protection, and/ or heating/ cooling/ ventilation systems that are hidden from view in the finished building have been placed, but before any wall, ceiling, or building insulation is installed. Electrical, mechanical, and plumbing rough-in inspections must be approved before a building framing inspection can be requested.

___ **Building Framing Inspection.** Framing inspections shall be made after the roof, wall, and floor framing is complete with appropriate blocking, bracing, and firestopping in place. The following items shall be in place and visible for inspection:

- Pipes;
- Chimneys and vents;
- Flashing for roofs and chimneys;
- Insulation baffles; and
- All lintels

___ **Insulation Inspection.** Insulation inspections shall be made after an approved building rough-in and framing inspections and after the permanent roof covering is installed, with all insulation and vapor retarders in place, but before any wall or ceiling covering is installed.

___ **Final Inspection.** Final inspections shall be made for each trade after completion of work. Electrical, mechanical, and plumbing final inspections must be approved before a building final inspection can be requested.

It is the responsibility of the permit holder to schedule the inspection when work is ready for inspection and provide access to and means for inspection of the work for any inspections that are required by code.